

RENTAL ASSISTANCE AGREEMENT

CASE NO.

PROJECT NO.

This Agreement effective on the 1st day of _____, _____ between

(herein called "the borrower") and its successors and the United States of America acting through the Rural Housing Service or its successor pursuant to section 521(a)(2)(A) of title V of the Housing Act of 1949 (herein called "the Government") Witnesseth:

In consideration of the Mutual Covenant hereinafter set forth, the Parties hereto agree as follows:

Section 1 The Government agrees to provide rental assistance in accordance with its governing rules and regulations for the number of units of housing provided according to the attached Form RD 1944-51 (Part 111), "Multiple Housing Obligation-Fund Analysis," or RD 1944-55, "Multiple Family Housing Transfer of Rental Assistance," for the project located

at _____

and known as _____ consisting of _____ units. The Government will pay the difference between the Government approved Shelter Cost for the project and the monthly tenant contribution as calculated and certified for each tenant household on Form RD 1944-8 (or Form RD 444-8), "Tenant Certification." Additional attachments of Form 1944-51 (Part 111) or Form RD 1944-55 may be made on this Agreement when properly identified by case number, project number, dated, and duly executed.

Section 2 The borrower agrees to abide by the present and future regulations of the government in the administration of this program.

Section 3 Borrower agrees to use due diligence in the verification and certification of tenants' incomes.

Section 4 In the event that any tenant suffers a hardship because rental assistance may not be available in the project because of the limitations on the number of units cited in the attachment [Form RD 1944-51 (Part 111), "Multiple Family Housing Obligation-Fund Analysis" or RD 1944-55 "Multiple Family Housing Transfer of Rental Assistance"] the borrower may make requests to the Government for additional units. In the event additional units can be provided and are approved by the Government, an additional Form RD 1944-51 (Part 111) or RD 1944-55 will be attached to this Agreement.

Section 5 In the selection of tenants in the project that will receive rental assistance, the borrower agrees to comply with the Government priorities of selecting tenants as set forth in the applicable Rural Development regulations.

Section 6 Provisions Applicable if Housing Owner is a Cooperative -

(a) As used in this Agreement the term "tenant or occupant" may mean a member of a cooperative, and the term "household contribution" or rent shall mean the charges under the occupancy agreement between the member and the cooperative.

(b) A member of a cooperative that obtains approval for rental assistance shall be required, as a condition of receiving such, to agree that upon a sale of such membership any equity increment accumulated through rent supplement payments will be turned over to the cooperative and will be remitted to the Government.

This form and its attachments identify a type and amount of benefit received by a mortgagor. This information is required as a condition to obtain a benefit. This statement is provided pursuant to Pub. L. 96-511.

According to the Paperwork Reduction Act of 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0575-0033. The time required to complete this information collection is estimated to average 20 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information.

(a) If, at any time during the life of this Agreement the Parties find that it would be to their best interests and to the best interests of the rental assistance program, the provisions of the agreement may be modified, amended, or the entire agreement be terminated, upon written agreement of the Parties.

(c) If the Government should determine that units are not being used after initial rent-up and are not needed because of a lack of eligible tenants in the area, the unused units may be transferred to projects where such units are needed.

(a) This Agreement and attachments, Form RD 1944-51 (Part 111) or RD 1944-55, to this Agreement will expire individually and automatically upon total disbursement or credit to the borrower's account, unless earlier suspended, transferred or terminated according to section 7 of this Agreement.

Section 9 Special Conditions - The borrower agrees that RD may attach a duly executed Form RD 1944-51 (Part 111) or RD 1944-55, "Multiple Family Housing Transfer of Rental Assistance," to this Agreement and that it becomes a part hereof, and may be identified in Section 10 below.

Date: _____

[illegible]